TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
BONNIE G. DUKE, UNMARRIED (NAME)	Lovell & Ma... Inc BOOK 4642 PAGE 867 (NAME)	This Instrument Was Prepared By
230 Becklea Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2663, Uptown Station, (STREET ADDRESS)	WILLIAM C. BO... , ATTY. 404 JAMES ROBERTSON PARKWAY
Madison, Tennessee 37115 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	NASHVILLE, TENN. 37219

For and in consideration of the sum of TEN AND NO/100 -($10.00)- - - - - - - - - - - - DOLLARS cash in hand paid by BONNIE G. DUKE, UNMARRIED

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, JOHN RIADON HOMES, INC., A TENNESSEE CORPORATION

hereinafter referred to as the GRANTOR has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 212 on the Plan of Madison Park, Section 8, as of record in Book 4300, page 117, Register's Office for said County.

Said lot fronts 64 feet on the northerly margin of Becklea Drive and runs back 136.8 feet on the easterly line and 137.4 feet on the westerly line to a dead line in the rear, on which it measures 64 feet.

BEING part of the property conveyed to John Riadon Homes, Inc., by deed from L. & H. Development Company, Inc., as of record in Book 4573, page 220, said Register's Office.

The above described property is conveyed subject to restrictions of record in Book 4532, page 300, Register's Office for said County.

This is unimproved ( ) / improved (X) property, known as 230 Becklea Drive, Madison, Tennessee 37115
(House Number) (Street) (P. O. Address:) (City or Town) (Postal Zone)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed by its duly authorized officers on this the 29th day of September, 1972.

JOHN RIADON HOMES, INC.

Attest: ______

By: *Joe R. Smith*
(Joe R. Smith, Vice President)

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, Ellen F. Goad, a Notary Public within and for the State and County aforesaid, personally appeared Joe R. Smith and ______ with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the Vice President and ______ respectively of the John Riadon Homes, Inc. the within named bargainor, a corporation, and that (he) as such Vice President and ______, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Joe R. Smith as such Vice President, and attesting the same by the said ______ as such ______.

Witness my hand and official seal at office at Nashville, Tennessee on this the 29th day of September, 1972.

My commission expires 11-6-74

Ellen F. Goad
Notary Public.

TENNESSEE TITLE COMPANY

Corporate Warranty Deed

FROM

JOHN RIADON HOMES, INC.

TO

BONNIE G. DUKE, UNMARRIED

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

Published by
TENNESSEE TITLE COMPANY
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2299

Mail to LOVELL & ... INC., 404 James Robertson Parkway, UPTOWN STATION, P. O. BOX 2663, NASHVILLE, TENNESSEE 37219

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I (or we) affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 17,300.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Bonnie G. Duke)

Subscribed and sworn to before me this the 29th, day of September, 1972

Notary Public

My commission expires: 11-6-74

B 78377

IDENTIF. REFERENCE

OCT 3 10 16 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

OCT-3 72	CONV	17,300.00				
OCT-3 72	S'TAX		A*	44.98		
OCT-3 72	PR'FEE		A*	.50		
OCT-3 72	W'DEED		A*	4.00	*	49.48